

AFTER RECORDING MAIL TO:
Gerald Hight
14138 Amber Lane
Mount Vernon, WA 98273



200205310161
Skagit County Auditor

5/31/2002 Page 1 of 2 3:42PM

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-101011-E

LAND TITLE COMPANY OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Mel D. Takehara, Alice Celia Summers Takehara
Grantee(s): Gerald Hight, Sharon Hight
Abbreviated Legal: Lot 8, HALL PLACE FIRST ADDITION, records of Skagit County, WA
Additional legal(s) on page:
Assessor's Tax Parcel Number(s): 4528-00-008-007/P83813

THE GRANTOR MEL D. TAKEHARA and ALICE CELIA SUMMERS TAKEHARA, husband and wife
for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to GERALD HIGHT and SHARON HIGHT, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:
Lot 8, "HALL PLACE FIRST ADDITION", as per plat recorded in Volume 14 of Plats, pages 108 and 109, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Subject to: Schedule "B-1" attached hereto and made a part thereof.

Dated this 21st day of May, 2002

By Mel D. Takehara

By Alice Celia Summers Takehara

STATE OF WASHINGTON
County of Skagit } SS:

2393
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID
MAY 31 2002
Amount Paid \$ 3557.25
By: Deputy
Skagit County Treasurer

I certify that I know or have satisfactory evidence that Mel D. Takehara and Alice Celia Summers Takahara is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be he free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: May 28th, 2002

Carrie Huffer
Carrie Huffer
Notary Public in and for the State of WASHINGTON
Residing at Burlington
My appointment expires: 12/31/2003



Schedule "B-1"

P-101011-E

EXCEPTIONS:

A. EASEMENT, INCLUDING TERMS AND CONDITIONS THEREOF:

Grantee: Puget Sound Power & Light Company,
a Washington corporation
Purpose: The right to construct, operate, maintain,
repair, replace and enlarge an underground
electric transmission and/or distribution
system
Area Affected: The exterior ten (10) feet, parallel with
and adjoining the street frontage of all
lots and tracts, said lots and tracts as
delineated on the preliminary plat of
Hall Place
Recorded: September 18, 1989
Auditor's No.: 8909180093

B. Dedication contained on the face of the Plat, as follows:

"Know all men by these presents, that we, the undersigned owners of the land to be platted, do hereby declare this plat to be known as Hall Place First Addition, and do hereby dedicate to use of the public forever all roads and ways, except private and corporate roads, shown hereon with the right to make all necessary slopes for cuts and fills, and the right to continue to drain said roads and ways over and across any lot or lots, where water might take a natural course, in the original reasonable grading of the roads and ways shown hereon.

Following original reasonable grading of roads and ways hereon, no drainage waters on any lot or lots shall be diverted or blocked from their natural course so as to discharge upon any public road right of way, or to hamper road drainage. Any enclosing of drainage waters in culverts or drains or re-routing shall be done by and at the expense of such owners."

C. Easement provisions contained on the face of the Plat, as follows:

"An easement is hereby reserved for and granted to Puget Sound Power and Light Company, the Continental Telephone Company of the Northwest, the Cascade Natural Gas Corporation, the Public Utility District No. 1 of Skagit County, and Nationwide Cablevision, Inc., and their respective successors or assigns, under and upon the exterior ten (10) feet parallel and adjacent to the street frontage of all lots, TOGETHER WITH those specific easements as shown hereon, in which to install, lay, construct, renew, operate and maintain underground conduits, cables and wires with necessary facilities and other equipment for the purpose of serving the subdivision and other property with electric, telephone, gas, water and television service, together with the right to enter upon the lots at all times for the purposes stated."

D. Notes contained on the face of the Plat, as follows:

"Buyer should be aware that this subdivision is located in the flood plain and significant elevation may be required for the first living floor of residential construction."

E. Minimum Building setback lines as shown on the face of the plat.

Handwritten initials: ME, HC



200205310161
Skagit County Auditor